

Imaged Certificate of Notice Page 1 of 3

United States Bankruptcy Court
Eastern District of PennsylvaniaIn re:
Michele Petrone
DebtorCase No. 12-17178-amc
Chapter 13**CERTIFICATE OF NOTICE**

District/off: 0313-2

User: Virginia
Form ID: pdf900Page 1 of 1
Total Noticed: 1

Date Rcvd: Jun 26, 2018

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Jun 28, 2018.

db +Michele Petrone, 1315 Ardsley Rd, Swarthmore, PA 19081-2802

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.
NONE. TOTAL: 0

***** BYPASSED RECIPIENTS *****

NONE.

TOTAL: 0

Addresses marked '+' were corrected by inserting the ZIP or replacing an incorrect ZIP.
USPS regulations require that automation-compatible mail display the correct ZIP.

Transmission times for electronic delivery are Eastern Time zone.

I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.**Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed. R. Bank. P. 2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.**

Date: Jun 28, 2018

Signature: /s/Joseph Speetjens**CM/ECF NOTICE OF ELECTRONIC FILING**

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on June 26, 2018 at the address(es) listed below:

ALEXANDRA T. GARCIA on behalf of Creditor Residential Credit Solutions, Inc.
ecfmail@mwc-law.com, ecfmail@ecf.courtdrive.com

ANDREW SPIVACK on behalf of Creditor OCWEN LOAN SERVICING, LLC paeb@fedphe.com

ANDREW SPIVACK on behalf of Creditor GMAC MORTGAGE, LLC paeb@fedphe.com

BRIAN CRAIG NICHOLAS on behalf of Creditor Ditech Financial LLC bnicholas@kmlawgroup.com,
bkgroup@kmlawgroup.com

CHRISOVALANTE FLIAKOS on behalf of Creditor Residential Credit Solutions, Inc.
paeb@fedphe.com

D. TROY SELLARS on behalf of Creditor OCWEN LOAN SERVICING, LLC D.Troy.Sellars@usdoj.gov

HOWARD GERSHMAN on behalf of Creditor CAB East, LLC/Ford Motor Credit Company, LLC
hg229ecf@gmail.com, 229ecf@glpoc.comcastbiz.net

JEANNE MARIE CELLA on behalf of Debtor Michele Petrone paralegal@lawbsc.com,
pennduke@gmail.com

JEROME B. BLANK on behalf of Creditor GMAC MORTGAGE, LLC paeb@fedphe.com

JEROME B. BLANK on behalf of Creditor OCWEN LOAN SERVICING, LLC paeb@fedphe.com

KEVIN G. MCDONALD on behalf of Creditor Wilmington Savings Fund Society, FSB, d/b/a
Christiana Trust, not individually but as trustee for Pretium Mortgage Acquisition Trust
bkgroup@kmlawgroup.com

MATEO SAMUEL WEINER on behalf of Creditor Wilmington Savings Fund Society, FSB, d/b/a
Christiana Trust, not individually but as trustee for Pretium Mortgage Acquisition Trust
bkgroup@kmlawgroup.com

MATTHEW GREGORY BRUSHWOOD on behalf of Creditor OCWEN LOAN SERVICING, LLC paeb@fedphe.com

ROBERT MICHAEL KLINE on behalf of Creditor Wilmington Savings Fund Society
Pacer@squirelaw.com, rmklinelaw@aol.com

SARAH K. MCCAFFERY on behalf of Creditor Wilmington Savings Fund Society, FSB, d/b/a
Christiana Trust, not individually but as Trustee for Pretium Mortgage Acquisition Trust c/o
Rushmore Loan Management Services smccaffery@squirelaw.com

SARAH K. MCCAFFERY on behalf of Creditor Wilmington Savings Fund Society, FSB, d/b/a
Christiana Trust, not individually but as trustee for Pretium Mortgage Acquisition Trust
smccaffery@squirelaw.com

United States Trustee USTPRegion03.PH.ECF@usdoj.gov

WILLIAM C. MILLER on behalf of Trustee WILLIAM C. MILLER, Esq. ecfemails@phl3trustee.com,
philaecf@gmail.com

WILLIAM C. MILLER, Esq. ecfemails@phl3trustee.com, philaecf@gmail.com

TOTAL: 19

**IN THE UNITED STATES BANKRUPTCY COURT
FOR THE EASTERN DISTRICT OF PENNSYLVANIA**

IN RE: Michele Petrone		
	Debtor(s)	CHAPTER 13
Wilmington Savings Fund Society, FSB, d/b/a Christiana Trust, not individually but as trustee for Pretium Mortgage Acquisition Trust		
	Movant	NO. 12-17178 AMC
vs.		
Michele Petrone		
	Debtor(s)	11 U.S.C. Sections 362 and 1301
Francis C. Stellman		
	Co-Debtor	
WILLIAM C. MILLER, ESQ.		
	Trustee	

ORDER

AND NOW, this **26th** day of **June**, 2018, upon failure of Debtor(s), Co-Debtor, and the Trustee to file an answer or otherwise plead, it is:

ORDERED THAT: The Motion for Relief from the Automatic Stay and Codebtor Stay is granted, and the automatic stay of all proceedings as provided under Section 362 Title 11 of the United States Code, as amended (the Bankruptcy Code), and the codebtor stay as provided under Section 1301 of the Bankruptcy Code, are modified as to Movant, with respect to the subject premises located at 1315 Ardsley Road, Swarthmore, PA 19081 ("Property"), to allow Movant, or its successor or assignee, to proceed with its rights and remedies under the terms of the subject mortgage and pursue its *in rem* State Court remedies including, but not limited to, taking the Property to Sheriff's Sale, in addition to potentially pursuing other loss mitigation alternatives including, but not limited to, a loan modification, short sale or deed-in-lieu of foreclosure.



Ashely M. Chan
United States Bankruptcy Judge

Michele Petrone
1315 Ardsley Road
Swarthmore, PA 19081

Francis C. Stellman
1315 Ardsley Road
Swarthmore, PA 19081

Jeanne Marie Cella Esq.
215 North Olive Street
Suite 101
Media, PA 19063

WILLIAM C. MILLER, ESQ.
Chapter 13 Trustee
1234 Market Street
Suite 1813
Philadelphia, PA 19107

WILLIAM C. MILLER
Chapter 13 Trustee
111 South Independence Mall
Suite 583
Philadelphia, PA 19106

KML Law Group, P.C.
Suite 5000 – BNY Mellon Independence Center
701 Market Street
Philadelphia, PA 19106-1532